



BoRiT SUPERFUND SITE COMMUNITY UPDATE



AMBLER BOROUGH, UPPER DUBLIN & WHITPAIN TOWNSHIPS, PA

MARCH 2011

The U.S. Environmental Protection Agency (EPA) continues its cleanup efforts at the BoRiT Asbestos Superfund Site, located in Ambler, PA. The Site was used to dispose of asbestos-containing materials (ACM) from the Keasbey & Mattison Company, an asbestos products manufacturing plant that was in operation from the 1930s to the 1970s. The Site is divided into three distinct sections of land: a reservoir; a pile; and a closed park. This fact sheet is an update on both Removal and Remedial cleanup activities occurring at the Site. EPA will continue to keep the community informed as work progresses.



Photo shows the open channel portion of Tannery Run, where work has been completed.

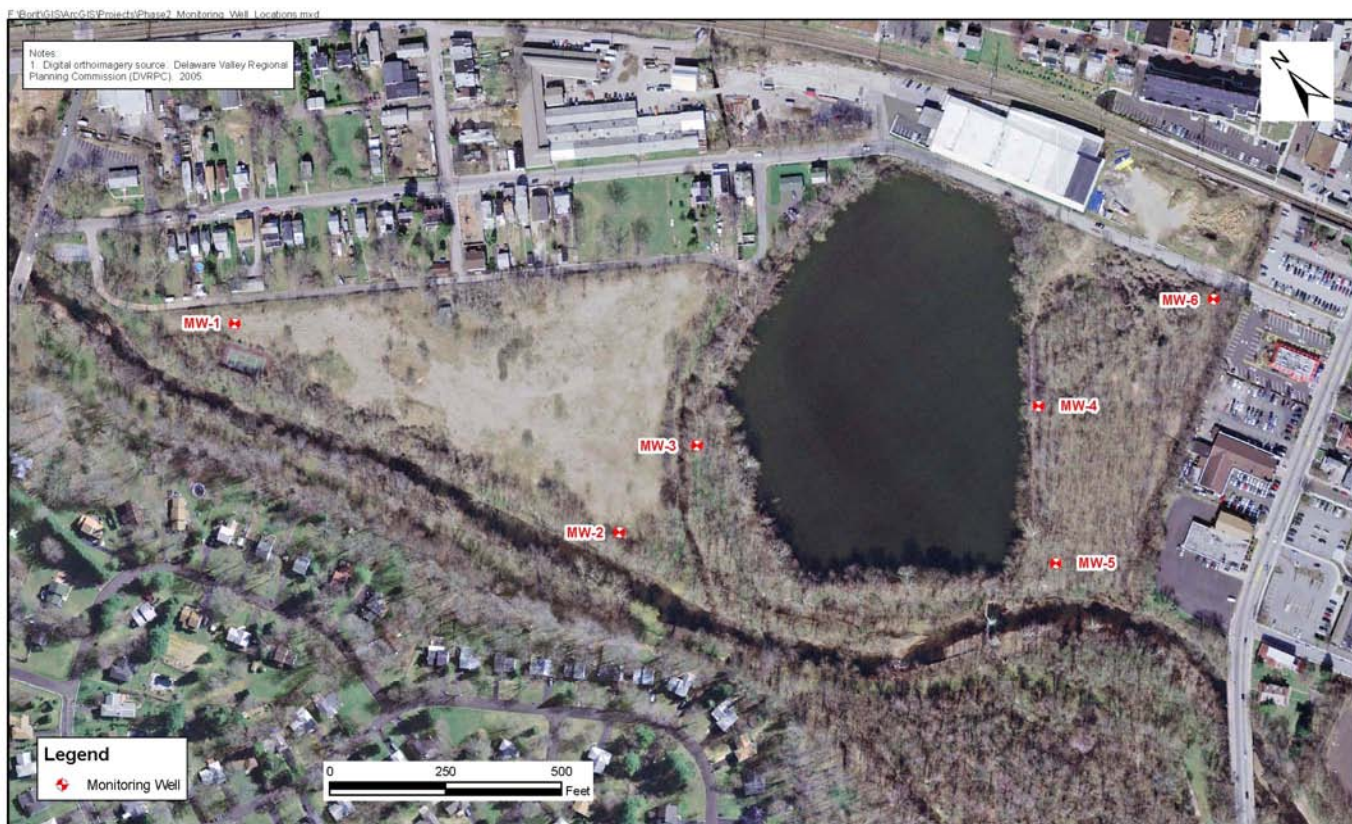
Removal Action: Stream Stabilization

- EPA's Removal Program has been working since July 2008 to stabilize stream banks adjacent to the Site to prevent ACM from entering the streams. This work is estimated to be completed in summer 2011.
- Removal activity was temporarily shut down for several weeks due to snow, but has restarted this month.
- To date, EPA has completed the stabilization of: the Wissahickon Creek stream bank located adjacent to the park; the Rose Valley Creek area (including the floodplain); the reservoir berm parallel to the Wissahickon Creek; and is currently working to finish stabilizing the stream bank of Tannery Run.
- Once the Tannery Run Creek stabilization has been completed, EPA will stabilize the Wissahickon Creek stream bank located adjacent to the pile property.
- To date, approximately 1,850 tons of debris* have been removed for proper off-site disposal.

***Note:** The debris sent off-site for disposal consisted not only of pieces of ACM, but also contaminated soil and organic materials. Therefore, the 1,850 ton weight is not a direct indication of the amount of asbestos waste, but is a combined weight of all debris removed. Also, since dust suppression was used during this work, the materials removed were wetted down and heavier than if the loads would have been dry.

EPA CONTINUES LONG TERM INVESTIGATION

EPA is investigating the BoRit Asbestos Site to identify the types of site-related contamination and their locations. This long-term investigation is called a Remedial Investigation and Feasibility Study (RI/FS). EPA is collecting soil, air and water samples to help fully evaluate Site conditions. With this information, EPA will identify feasible options to clean up the Site. The data collected during the RI/FS is vital in evaluating potential cleanup options and ultimately selecting the cleanup method to be used. EPA expects this phase to take several years.



CDM

BoRit Asbestos Superfund Site, OU1
Ambler, Pennsylvania

Map Above Shows Monitoring Well Locations (location indicators not to scale)

Remedial Investigation Activities

Current, ongoing RI/FS activities include:

- 1) Installing Groundwater Monitoring Wells,
- 2) Monitoring Surface Water Levels,
- 3) Collecting Soil Samples, and
- 4) Monitoring and Collecting Air Samples.

Details on page 3.


Quick-Fact-Check Info

The following information is provided to address some recent questions or concerns about the BoRit Asbestos Site that have been brought to EPA's attention.


Is EPA capping the asbestos-contaminated pile at the BoRit Asbestos Site?

A final cleanup method has not yet been determined for the Site. EPA will identify feasible cleanup methods based on the information gathered during the RI/FS. It is likely that EPA will consider capping the asbestos-contaminated pile as a potential permanent cleanup option. It is also likely that off-site disposal will be considered as a possible option. Once the RI/FS is completed and potential cleanup methods are evaluated, EPA will select a "preferred" option and present it, along with all the cleanup options evaluated, to the community for their review and comment. This public comment period will be held during the "Proposed Plan" phase of the Superfund process.


*Does EPA consider **future use** of a site when selecting a cleanup method?*

Yes. If a community identifies a future use goal, EPA makes every effort to select a remedy that will support that goal. At the Borit Asbestos Site, EPA provided independent professional planners to work with the Community Advisory Group (CAG) to help identify three future use scenarios that could be implemented when the cleanup is completed. Also, EPA's Brownfields Program specializes in former industrial areas being renovated for reuse. (See **Redevelopment** section on this page.)


*Is the asbestos contamination from the Site affecting the local **drinking water** supply?*

No. The community surrounding the Site is serviced by a public drinking water source, sometimes called "town water," which is routinely tested by the local water authority and must meet federal Safe Drinking Water Act standards. If you have any questions regarding your drinking water quality, please contact your water provider for information.

Any private well owner, regardless of where they live, should have their water tested on a regular basis. Montgomery county residents with private wells may want to visit the county's health department's well testing program website at: <http://health.montcopa.org/health/cwp/view,A,3,Q,30234.asp>.

REDEVELOPMENT IN AMBLER

EPA supports the cleanup and redevelopment of contaminated properties. In Ambler, there are two properties where this redevelopment is happening today.

Ambler Boilerhouse Property:

In September 2010, EPA approved Montgomery County's Brownfields Revolving Loan Fund request for \$847,000. The property is planned to eventually become a Leadership in Energy and Environmental Design certified office space, making it an environmentally friendly building. For more information, contact Ms. Glen Sweet, Montgomery County Redevelopment Authority at (610) 275-5300.

Former K&M Manufacturing Buildings:

The former manufacturing building is being demolished and abated by the property owner's contractors. Work is being overseen by the Pennsylvania Department of Environmental Protection (PADEP). For more information, contact PADEP at (484) 250-5991.

FORMER AMBLER ASBESTOS SITE UPDATE

- The Ambler Asbestos Site was successfully cleaned up in August 1993 and deleted from EPA's National Priorities List in 1996.
- As part of the ongoing site inspection program, recent stabilization work was conducted on the upstream bank and a small area along the bottom edge of the revetment using large angular stones called riprap. This maintenance work was completed in September 2010.

- EPA will conduct its next "Five-Year Review" at the Site in 2012.

More information on the Ambler Asbestos Site is available on EPA's website at: www.epa.gov/reg3hwmd/super/sites/PAD000436436/index.htm

1) Installing Groundwater Monitoring Wells

- ◆ In November 2010, EPA completed installation of six groundwater monitoring wells around the Site perimeter, along the Wissahickon Creek as well as near the reservoir and in areas of the Site where asbestos materials were disposed. (see Map on page 2).
- ◆ Since then, samples have been collected and analyzed for Site-related contamination. Results are currently being reviewed. Once reviewed, EPA will share the sampling results with the community (estimated to be available spring 2011).

2) Monitoring Surface Water Levels

- ◆ Five gauges were installed to measure creek water levels.
- ◆ A seep water sample was also collected near the reservoir.
- ◆ This surface water data will be included in the groundwater monitoring study to help evaluate the water conditions near the Site.

3) Collecting Soil Samples

- ◆ Soil samples were collected at the park at eleven locations; six within the park and five along the Wissahickon Creek and Rose Valley Creek stream banks.
- ◆ Five soil samples were collected at the pile where reports show previous fire training had occurred.
- ◆ Soil samples were collected from eight residential yards along Maple Street, Mercer Hill Drive, and Betsy Lane. Samples will be tested for asbestos contamination.

EPA respects the privacy of private property owners and considers personal information, such as names, addresses and test results, as confidential. However, the overall soil sampling results will be shared with the community.

- ◆ In addition, three soil samples were collected at the park and six from the pile to be used for soil characterization. The samples will be evaluated for soil particle size, moisture content and strength, in order to understand the stability in the soils.

4) Monitoring and Collecting Air Samples

- ◆ Previous EPA Ambient Air monitoring occurred over many months and seasons. However, in response to the community's request, EPA also collected samples throughout the winter months.
- ◆ Ambient air monitoring samples will continue to be collected monthly, over a 24-hour period at seven air stations that are located around the Site; within the nearby residential neighborhood; and one remote location (for study comparison purposes). These locations are consistent with previous ambient air monitoring locations.
- ◆ To date, these ambient air monitoring results are "non-detect" for asbestos contamination.
- ◆ EPA will continue to collect monthly ambient air monitoring samples through the winter and spring months.
- ◆ EPA will also conduct Activity-Based Sampling (ABS). ABS collects outdoor air samples while disturbing the soil using routine activities, such as walking, mowing or raking.
- ◆ ABS samples are best collected when the soil is dry, which will help identify the potential for levels of asbestos to get into the air. Therefore, this sampling will be scheduled in warmer, dry weather conditions.

FOR MORE INFORMATION OR TO GET INVOLVED

Visit EPA's Field Office:

EPA Field Office
324 West Maple Avenue
Ambler, PA
(215) 654-5190

Contact EPA

♦ Trish Taylor, Community Involvement Coordinator
Email: taylor.trish@epa.gov
Phone: (215) 814-5539
♦ Kristine Matzko, Remedial Project Manager
Email: matzko.kristine@epa.gov
Phone: (215) 814-5719

Go On-line to BoRit Websites:

- www.epaossc.org/borit (EPA Removal program)
- www.epa.gov/reg3hwmd/npl/PAD981034887.htm (EPA Remedial program)
- www.BoRitCAG.org (Community Advisory Group's website)



Meet With Your Community:

The Community Advisory Group for the BoRit Site meets on the first Wednesday of the month, 6:30-8:30 p.m. at the Upper Dublin Township Building, 801 Loch Ash Avenue, Fort Washington, Pa. All meetings are open to the public. We invite all citizens to get involved and stay informed about the cleanup and the future of the site.

U.S. Environmental Protection Agency
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